067.A	0001	0008.A	1 of 1	Residential
Map	Block	Lot	CARD	ARLINGTON

	Total Card	/	Total Parcel
APPRAISED:	878,100	/	878,100
USE VALUE:	878,100	/	878,100
ASSESSED:	878,100	/	878,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
6		WOODSIDE LN, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	MILLER STEPHAN & DASH TERRY TR
Owner 2:	STEPHEN MILLER LIVING TRUST
Owner 3:	TERRY DASH LIVING TRUST
Street 1:	6 WOODSIDE LANE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	MILLER STEPHAN--ETAL -
Owner 2:	DASH TERRY L -
Street 1:	6 WOODSIDE LANE
Twn/City:	ARLINGTON
St/Prov:	MA Cntry
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains .222 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1948, having primarily Vinyl Exterior and 1525 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	9654.000	381,400		496,700	878,100
Total Card	0.222	381,400		496,700	878,100
Total Parcel	0.222	381,400		496,700	878,100

Source: Market Adj Cost | Total Value per SQ unit /Card: 575.80 | /Parcel: 575.80

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct	128409
GIS Ref	
GIS Ref	
Insp Date	11/08/18

!5770!

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 067.A-0001-0008.A

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	381,400	0	9,654.	496,700	878,100		Year end	12/23/2021
2021	101	FV	319,000	0	9,654.	496,700	815,700		Year End Roll	12/10/2020
2020	101	FV	319,100	0	9,654.	496,700	815,800	815,800	Year End Roll	12/18/2019
2019	101	FV	233,400	0	9,654.	503,800	737,200	737,200	Year End Roll	1/3/2019
2018	101	FV	233,400	0	9,654.	376,100	609,500	609,500	Year End Roll	12/20/2017
2017	101	FV	233,400	0	9,654.	340,600	574,000	574,000	Year End Roll	1/3/2017
2016	101	FV	233,400	0	9,654.	326,400	559,800	559,800	Year End	1/4/2016
2015	101	FV	224,300	0	9,654.	276,800	501,100	501,100	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	02:44:30

LAST REV

Date	Time
07/21/21	14:51:56
danam	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 5770

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MILLER STEPHAN-	54545-435		4/15/2010	Family	1	No	No		
GOLOVATO STEPHE	21728-149		1/31/1992		202,500	No	No		Y

USER DEFINED

Prior Id # 1:	128409
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/21/2020	818	Addition	150,614	O				
9/15/2015	1332	Manual	8,059		9/15/2015			insulation
4/27/2007	287	Redo Kit	31,257	C		G8	GR FY08	
3/13/2006	164	Re-Roof	5,000	C		G8	GR FY08	
4/12/2005	237	New Wind	7,170	C				
11/8/2000	802	Redo Bat	15,000	C				
7/18/1995	410	Porch	16,000	C				ADD WDK/PORCH

ACTIVITY INFORMATION

Date	Result	By	Name
7/21/2021	Permit Visit	DGM	D Mann
11/8/2018	Meas/Inspect	BS	Barbara S
3/21/2009	Meas/Inspect	197	PATRIOT
10/26/2005	Fieldrev-Chg	BR	B Rossignol
2/12/2000	Inspected	197	PATRIOT
12/20/1999	Mailer Sent		
12/17/1999	Measured	163	PATRIOT
11/1/1981		CM	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9654		Sq. Ft.	Site		0	70.	0.74	5									496,732						496,700	

Total AC/HA:	0.22163	Total SF/SM:	9654	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	496,732	Spl Credit		Total:	496,700

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	05 - Garrison		
Sty Ht:	2 - 2 Story		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	WHITE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1948	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G22	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	1 - Drywall		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:	3 - Hardwood	40	%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:	1		
Electric:	3 - Typical		
Insulation:	3 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Very Good
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GV - Good-VG	10.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	10.8	%

CALC SUMMARY

Basic $ / SQ:	140.00
Size Adj.:	1.33852458
Const Adj.:	1.04365802
Adj $ / SQ:	195.575
Other Features:	89500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	427594
Depreciation:	46180
Depreciated Total:	381414

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	7	BRs:	3	Baths:	1	HB	

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	2000
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	7	3	
Totals			
1	7	3	

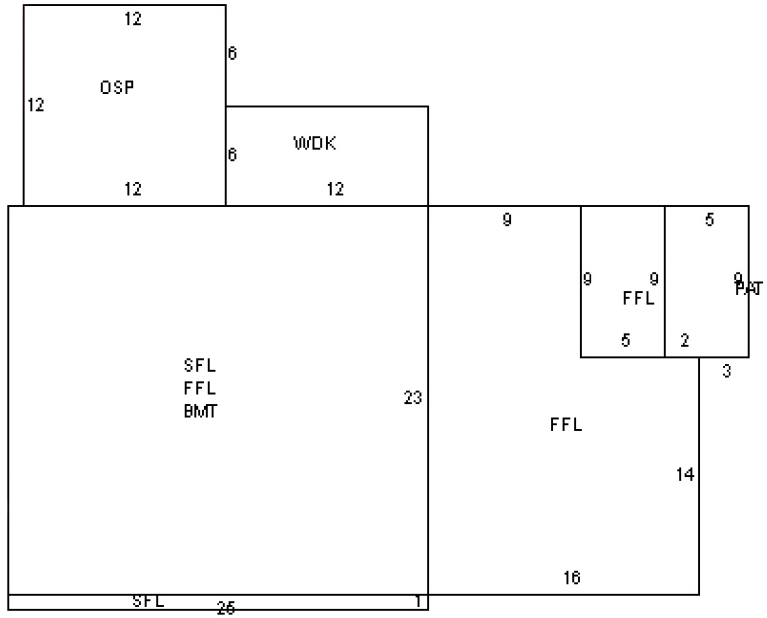
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:		Ind.Val	

Juris. Factor:	1.00	Before Depr:	195.57
Special Features:	0	Val/Su Net:	161.54
Final Total:	381400	Val/Su SzAd	250.10

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	925	195.570	180,907
SFL	Second Floor	600	195.570	117,345
BMT	Basement	575	58.670	33,737
OSP	Screen Porch	144	32.100	4,622
WDK	Deck	72	16.700	1,202
PAT	Patio	45	6.260	282

Net Sketched Area:	2,361	Total:	338,095
Size Ad	1525	Gross Area	2361	FinArea	1525
---	---	---	---	---	---

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 067.A-0001-0008.A

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	

IMAGE

AssessPro Patriot Properties, Inc